

The Specialty Contractor Committee of the State Licensing Board for Residential and General Contractors met via conference call on August 12, 2008 at the Professional Licensing Boards Division, 237 Coliseum Drive in Macon, Georgia for the purpose of discussing business.

Members Present:

Bob Barnard
Roger Huggins
Morgan Wheeler

Others Present:

Tanja Battle, Executive Director
Lisa Durden, Executive Director
Scarlett Elliott, Board Attorney

The meeting was called to order at 10:00 a.m. by Bob Barnard.

The Committee discussed a letter requesting clarification on the issue of Traditional Specialty Contractors. The letter asked if a person would be required to hold a state contractors license that erects metal carport covers, metal patio covers, storage buildings, and screen rooms, which does require some work that would be classified as structural. The letter goes on to state that some of this work may fall under \$2,500, but most would exceed the \$2,500 limit.

A motion was made by Bob Barnard, seconded by Morgan Wheeler, and the Committee voted unanimously to recommend to the full Board to change the title of the existing specialty called Pre-Manufactured Metal and Fabric Canopies to Pre-Manufactured Structures as a Limited Service Specialty Contractor. Such Pre-Manufactured Structures would include:

- Concrete work
- Electrical
- Canopies
- Metal carport covers
- Metal patio covers
- Storage Buildings (250 square ft. or less)

A letter from the United States Department of Agriculture Rural Development (USDA) was discussed. USDA is requesting clarification concerning the repair of homes and the Specialty Contractor exemptions. These repairs normally include a wide range of repairs including replacing rotten floor joists, repairing walls, installing foundation piers and foundation supports, replacing steps, putting on new roofs. The letter states that such repairs shall not include the removal or addition of a load bearing wall or the removal or cutting of any structural beam or loan bearing support.

A motion was made by Morgan Wheeler, seconded by Roger Huggins, and the Committee voted unanimously to recommend to the full Board that Board staff write a letter to USDA stating that the type of work they do does require a license.

An e-mail concerning modular dealers was discussed. Mr. Barnard explained that the dealer meets with the client, orders the home, the house is delivered by the factory and the house is set by the factory truck drivers. All of the site work is done by someone else.

A motion was made by Roger Huggins, seconded by Morgan Wheeler, and the Committee voted unanimously to recommend to the full Board that Board staff write a letter stating that if the contractor's only obligation is to manufacture and deliver the modular home, then a license would not be required; however, handling on-site installation of the modular home would require a license. The contractor must follow all local rules and ordinances and the Committee would like to further suggest that they seek legal advice for further clarification.

A letter from Weinstock & Scavo, P.C. Attorneys at Law, was discussed. Mr. Huggins stated that this appears to be renovation work and the scopes that they described would require a license.

A motion was made by Roger Huggins, seconded by Morgan Wheeler, and the Committee voted unanimously to recommend to the full Board that Board staff write a letter stating that the type of work described in the letter would require the proper license.

A fax from Crawford Contractor Connection regarding water mitigation and handyman vendors was discussed. Mr. Huggins stated that the removal of water/damaged goods would not require a license. He suggested referring Crawford Contractor Connection to 553-8-.01 Repair Rule and to seek legal advice for further clarification.

Reliable Commercial Installers, Inc. (RCI) responded to a letter that was sent by the Committee on June 6, 2008. The type of work performed by RCI is pallet racking installations, shelving installations, installation of pre-manufactured mezzanines, pick-modules (from pallet racking), miscellaneous welding as needed, dismantling of racking systems, and installation of pre-manufactured inplant offices. The Committee asked RCI to explain further as to the scope of work they perform. After reviewing RCI's response, the Committee requested that Board staff send a letter requesting that RCI meet with the Board to further explain their work.

Discussion was held regarding decks under the existing specialty called Rough Carpentry. Mr. Barnard stated that decks are a structural item and he does not feel it belongs on the specialty list.

A motion was made by Morgan Wheeler, seconded by Roger Huggins, and the Committee voted unanimously to recommend to the full Board that decks be removed from the existing specialty called Rough Carpentry.

The Real Estate Investment Association (REIA) was discussed by Mr. Barnard. He asked Ms. Battle and Mrs. Durden if a letter could be sent to REIA notifying them that

the type of work they do requires a license. Ms. Battle stated that at the August 6, 2008 meeting, Vice-Chairperson Philip Thayer stated that the Board does not need to single out that one group. Mr. Barnard responded by stating that REIA contacted the Committee directly and he feels that that as a courtesy, the Committee needs to send them a response. Mr. Barnard stated that REIA members buy distressed properties, put them up for sale, put additions on, raise ceilings and do not pull permits for this. When they start coordinating subcontractors they need to have a license. Mr. Huggins agreed that the type of work REIA performs does require a license. Mr. Barnard stated that REIA is one particular organization of multiple organizations and that he would like other such organizations performing the same services to be identified and contacted.

A motion was made by Morgan Wheeler, seconded by Roger Huggins, and the Committee voted unanimously to recommend to the full Board that Board staff contact REIA and other such organizations.

Mrs. Durden asked Mr. Barnard how the Board office is going to know who these groups are. Mr. Barnard stated that she can contact Barbara with REIA for a list of other groups.

Ms. Battle stated that this item can be listed under the FAQ's and tips posted on the Secretary of State website.

The meeting was adjourned at 10:43 a.m.

Minutes recorded by:

Brandi Howell, Board Secretary

Minutes Edited/Reviewed by:

Tanja Battle, Executive Director